



1160 Bedford Highway, Suite 100
Bedford, NS B4A 1C1

MONTHLY LISTINGS REPORT

Halifax & Surrounding Region

APRIL 2024

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Specialists in the Halifax Commercial Real Estate Market

TOM GERARD, CCIM, SIOR

902-407-2489 Office
902-830-1318 Mobile
tomgerard@kwcommercial.com

ALLY CONNORS, BBA

902-407-0001 Office
902-717-4824 Mobile
allythibodeau@kwcommercial.com

PHIL BOLHUIS, BCOMM

902-407-2854 Office
902-293-4524 Mobile
philbolhuis@kwcommercial.com

AYOB ASSALI

902-407-2492 Office
902-456-2686 Mobile
a.assali@kwcommercial.com

MATT OLSEN, BCD

902-407-2492 Office
902-489-7187 Mobile
mattolsen@kwcommercial.com

PAUL PETTIPAS, LLB, MiCP

902-497-9636 Mobile
paul.pettipas@kw.com

JOHNNY YANG, BCOMM

902-407-2696 Office
902-452-9073 Mobile
johnnyyang@kwcommercial.com



LEASE LISTINGS

OFFICE



1672 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Located on the top floor of The Marble with great views downtown. Two open work areas, conference room, kitchenette, private office and hidden fire-proof safe.

Available Space | 1,500 sf

Lease Rate | \$15.00 PSF + \$11.31 CAM & Tax



10 LOVETT LAKE COURT

HALIFAX | BAYERS LAKE BUSINESS PARK

Ground floor office/retail space with 5 private offices, boardroom, washroom and full kitchenette. Air conditioning and parking available.

Available Space | 3,200 sf

Lease Rate | Call for Details



91 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

2 Storey professional centre with attractive lobby and elevator. Ground floor unit with direct access to parking lot. Exterior signage options. Ample parking.

Available Space | 1,200 sf

Lease Rate | \$20.00 PSF + \$8.00 CAM & Tax



1359 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Main floor office with natural light, 2 open work areas and dedicated conference area. Close proximity to hourly and monthly parking in the downtown Halifax core.

Available Space | 1,332 sf

Lease Rate | Call for Details



226 BROAD STREET

BEDFORD | WEST BEDFORD

Office/Retail space in the rapidly growing Bedford West community. Sleek design elements and high-end finishes. New construction completed in 2023.

Available Space | 186 sf - 1,446 sf

Lease Rate | Call for Details



1559 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Recently renovated office space with modern finishes and functional layout. Two open work areas with private offices, kitchen, and boardroom in downtown core.

Available Space | 6,000 sf

Lease Rate | \$17.00 PSF + \$12.00 CAM & Tax



1592 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Recently constructed high-end modern office with private rooftop for all tenants. Features floor-to-ceiling windows, open work space, kitchenette and private patio.

Available Space | 1,650 sf

Lease Rate | \$20.00 PSF + \$13.00 CAM & Tax



5991 SPRING GARDEN ROAD

HALIFAX | CENTRAL BUSINESS DISTRICT

1 Year sublet in professional office building. Furniture can be made available. Onsite parking in high visibility location. Sublease end date: Nov 30, 2024.

Available Space | 1,319 sf

Sublease Rate | \$9.00 + \$18.83 CAM & Tax



1526 DRESDEN ROW

HALIFAX | SPRING GARDEN

Multi-tenant office building located in Garrison Place. Suite sizes ranging from 808 SF - 1,765 SF with ample natural light.

Available Space | Various Suite Sizes

Lease Rate | \$15.00 PSF + \$12.96 CAM & Tax



1000 WINDMILL ROAD

DARTMOUTH | BURNSIDE BUSINESS PARK

Flex office space with various suite sizes including air-conditioning available. Ample parking. Flexible lease terms. Utilities included. Available January 2024.

Available Space | Up to 17,885 sf

Lease Rate | \$10.00 Net + \$6.50 CAM & Tax



33 OCHTERLONEY STREET

DARTMOUTH | DOWNTOWN CBD

High quality second floor affordable professional office space. Elevator with underground parking, upgraded HVAC and common areas.

Available Space | Various Suite Sizes

Lease Rate | \$12.00 Net + \$9.89 CAM & Tax



6056 QUINPOOL ROAD

HALIFAX PENINSULA | WEST END

Excellent street frontage along busy Quinpool Road. Ground floor unit with private offices, kitchenette, boardroom, storage and plenty of natural light.

Available Space | 3,579 sf

Lease Rate | \$23.00 PSF + \$11.00 CAM & Tax

LEASE LISTINGS

OFFICE



1592 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Ground floor retail with built-out rooms, reception area, open work area, kitchenette and access to rooftop patio. Basement space additional.

Available Space | 1,520 sf
Lease Rate | \$29.00 PSF + \$15.00 CAM & Tax



19 ALMA CRESCENT

HALIFAX | FAIRVIEW

Suite 202 available in a 2nd floor walk-up office with accessible option. Common washrooms. Onsite amenities. High traffic location on public transit route.

Available Space | 1,098 sf
Lease Rate | \$1,500/Month + Power



1394 BEDFORD HIGHWAY

BEDFORD | NOVA SCOTIA

Located on the main level of a renovated office building. Features 4 private offices, open work area, kitchen and patio. Excellent exposure and high traffic count.

Available Space | 1,391 sf
Lease Rate | Call for Details



1566 BARRINGTON STREET

HALIFAX | DOWNTOWN CBD

Located in the Brander Morris Building, this space occupies the top 2 floors. Exposed wooden beams, open work area, private offices, storage and plenty of natural light.

Available Space | 6,000 sf
Lease Rate | \$15.00 PSF + \$11.35 CAM & Tax

RETAIL



19 ALMA CRESCENT

HALIFAX | FAIRVIEW

Suite 202 available in a 2nd floor walk-up space with accessible option. Common washrooms. Onsite amenities. High traffic location on public transit route.

Available Space | 1,098 sf
Lease Rate | \$1,500/Month + Power



91 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

2 Storey professional centre with attractive lobby and elevator. Ground floor unit with direct access to parking lot. Exterior signage options. Ample parking.

Available Space | 1,200 sf
Lease Rate | \$20.00 PSF + \$8.00 CAM & Tax



226 BROAD STREET

BEDFORD | WEST BEDFORD

Office/Retail space in the rapidly growing Bedford West community. Sleek design elements and high-end finishes. New construction completed in 2023.

Available Space | 1,700 sf
Lease Rate | Call for Details



601 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

High exposure retail premises in the centre of Lower Sackville Business District. Excellent tenant mix and ample parking. 15,000+ cars average daily traffic.

Available Space | 1,016 sf
Lease Rate | \$25.00 Net + \$9.69 CAM & Tax



533 SACKVILLE DRIVE

LOWER SACKVILLE | BUSINESS DISTRICT

High profile commercial space in the newly constructed Liam apartment building. Ample natural light with windows on 3 sides, 8 parking & exterior signage.

Available Space | 2,050 sf
Lease Rate | \$20.00 PSF + \$10.00 CAM & Tax

LEASE LISTINGS

INDUSTRIAL



41 GURHOLT DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Large industrial warehouse with 23' – 25' clear height. Includes 2 dock loading and 2 grade loading doors.

Available Space | 16,747 sf

Lease Rate | \$11.00 Net + \$5.10 CAM & Tax



14 ALICIA SCOTT AVENUE

MOUNT UNIACKE | EAST HANTS

2 Unit industrial flex building, newly constructed. Each unit includes 1 (one) 9' x 9' grade loading door, 10' clear height and kitchenette. Individually metered. Available for fit up immediately.

Available Space | Up to 6,212 sf

Lease Rate | \$16.00 Net + \$6.00 CAM & Tax



30 OLAND COURT

DARTMOUTH | BURNSIDE BUSINESS PARK

Two level industrial office/warehouse space. 12' Ceilings and 1 grade level loading door. Air-conditioned rooftop HVAC system.

Available Space | 4,689 sf

Lease Rate | \$12.50 Net + \$7.38 CAM & Tax



MILFORD LANDS

MILFORD INDUSTRIAL PARK | NOVA SCOTIA

Industrial Zoned Land accessed at exit 9 on Highway 102. Lease term of 1-10 years. Utilities paid directly by the tenant (if applicable).

Lot Size | 5.63 acres – 13.63 acres

Land Lease Rate | \$0.30 PSF As-Is

\$0.50 PSF Fenced



12 FIELDING AVENUE

DARTMOUTH | BURNSIDE BUSINESS PARK

Single warehouse cross-dock space with 12' clear ceilings, 5 grade loading & 1 dock loading door. Includes 6,000 SF of yard space.

Available Space | 1,372 sf

Lease Rate | \$14.00 Net



6359 BAYNE STREET

HALIFAX | FAIRVIEW COVE AREA

Large office/warehouse with excellent exposure on the Windsor Exchange. 20' Clear ceilings and 1x dock loading door. Next to Fairview Cove Terminal

Available Space | 11,330 sf

Lease Rate | \$12.00 Net + \$4.50 CAM & Tax



9 ALICIA SCOTT AVENUE

MOUNT UNIACKE | EAST HANTS

New construction industrial building with 3 unit sizes available. 50' x 20' column spacing and 16' x 18' ceiling height. Includes dock and grade loading. Available January 2024.

Available Space | 5,000 sf – 12,000 sf

Lease Rate | \$15.50 Net



14 QUEEN STREET

TOWN OF TRURO | NOVA SCOTIA

Large industrial building with 3 offices and 2 washrooms. 2x Grade loading and 2x dock loading doors. Excellent transportation hub throughout Nova Scotia.

Available Space | 9,000 sf

Lease Rate | \$12.00 Net + \$8.00 CAM & Tax



35 ISNOR DRIVE

DARTMOUTH | BURNSIDE BUSINESS PARK

Land lease in secured fenced yard with shared access. 200' x 100' Lot dimensions. Gravel graded. BGI (Burnside Industrial) zoning. Excludes snow clearing.

Lot Size | 20,000 sf

Lease Rate | \$2.50 PSF Semi-Gross



ELMSDALE LOT 174 TJ

ELMSDALE | ELMSDALE BUSINESS PARK

New construction 12,500 SF industrial building with 24' clear ceiling height. 12' x 14' Grade loading doors in a 35' x 90' bay. Utilities extra. Available: December 2024.

Unit Size | 3,072 sf – 12,500 sf

Lease Rate | \$16.00 Net + \$5.00 CAM & Tax



181 JOSEPH ZATZMAN DR

DARTMOUTH | BURNSIDE BUSINESS PARK

24' Clear height industrial warehouse with 36' x 36' column spacing. 12 dock (10 levelers) and 4 grade loading doors. 3 Private offices, lunchroom and washroom.

Available Space | 34,242 sf

Lease Rate | \$15.00 Net + \$7.64 CAM & Tax

SALE LISTINGS

OFFICE



81 ALDERNEY DRIVE

DARTMOUTH | DOWNTOWN

3 Storey designated heritage building with long term tenants. 1,000 SF Commercial space addition built on Portland Street. Ideal owner user property.

Building Size | 6,163 sf
List Price | \$1,750,000



371 ST. MARGARETS BAY RD.

ARMDALE | HALIFAX

2 x Class "A" commercial condos. Suite 202 (605 SF) and Suite 203 (913 SF). Fully finished with private offices, kitchenette, and a boardroom. Onsite parking.

Condo Size | 1,518 sf
List Price | \$500,000

MIXED-USE



UNDER AGREEMENT

309 SACKVILLE DRIVE

LOWER SACKVILLE | NOVA SCOTIA

Open bay service centre located on a main thoroughfare in Sackville. 16' Clear ceiling height, 3 grade loading doors and reception area. Pinehill / Cobequid zoning.

Building Size | 2,400 sf
List Price | \$875,000



UNDER AGREEMENT

942 COLE HARBOUR ROAD

COLE HARBOUR | DARTMOUTH

Retail/Commercial multi-tenant building with long-term restaurant leasehold in place. 1,400 SF Main level with 800 SF basement. C-1 (General Commercial) Zone.

Building Size | 6,526 sf
List Price | \$1,995,000



271 PICTOU ROAD

TRURO | NOVA SCOTIA

Retail/Commercial single tenant building, reconstructed in 2019 with high-quality finishes. 1,400 SF main level with 800 SF basement. C-1 (General Commercial) Zone.

Building Size | 2,200 sf
List Price | \$495,000



875 MAIN STREET

WESTPHAL | DARTMOUTH

Commercial/Industrial building containing 4 rental units. 11' Clear ceiling warehouse height and 3x grade loading doors. Main 2 level office area fully improved. C-4 zoning.

Building Size | 10,458 sf
List Price | \$2,850,000



UNDER AGREEMENT

5280 & 5288 ST. MARGARETS BAY RD.

UPPER TANTALLON | NOVA SCOTIA

Multi-tenant plazas with ground floor commercial and 2nd floor office over 2 buildings. Ample paved parking. VC (Village Commercial) zoning.

Building Size | 13,740 sf
List Price | \$2,095,000

MULTI-FAMILY



354-356-366 LINCOLN ST.

KINGSTON | NOVA SCOTIA

3 multi-family buildings, majority 2 bedroom units, including 5 appliances. Mature tenant base. Attractive landscape and good overall condition. Very low operating expenses. 5.8 cap on current NOI.

Building Size | 34 units
List Price | \$5,525,000

SALE LISTINGS

INDUSTRIAL



712 DURHAM ROAD

SCOTSBURN | NOVA SCOTIA

Industrial building with 9' x 10' grade loading, ducted heat pumps and laundry facilities situated on a 30 acre lot. Includes 25 high-definition security cameras.

Building Size | 18,000 sf
List Price | \$2,500,000



105 JOSEPH ZATZMAN DR.

BURNSIDE INDUSTRIAL PARK | DARTMOUTH

Industrial clear span warehouse with open area office and reception. 14' - 16' Ceilings plus 1 (one) 10' x 8' grade loading door. 5 Asphalt paved parking plus gravel graded.

Building Size | 2,480 sf
List Price | \$1,075,000



163 COOK'S LANE

BRIDGEWATER | DISTRICT OF LUNenburg

Commercial property on 6.49 acres of land. 20' - 29' Clear height with 5 large drive through loading doors and 4 grade loading. Easy access to Highway 103.

Building Size | 18,037 sf
List Price | \$4,250,000

LAND FOR DEVELOPMENT



556 HERRING COVE ROAD

HALIFAX | SPRYFIELD

"As of right" multi-family development site. Fully serviced. Current design: 3 storey, 48 unit with 1 level underground parking. Site under review by HRM Planning to increase to 7 stories and 80+ units.

Development Potential | 48 units currently
List Price | \$1,649,000



78 PINECREST DRIVE

DARTMOUTH | NORTH END

Multi-family development site. Flat, graded and substantially paved. Current zoning permits as of right development of a 7 storey building with 55 units.

Lot Size | 13,871 sf
List Price | \$1,175,000

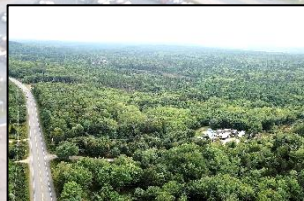


137 VICTORIA STREET

DIGBY | NOVA SCOTIA

Development Approved zoning. Buildings A, B & C have a total Building Footprint of 42,554 SF with 151 surface and underground parking. Treed, sloping lot with municipal water and sewer.

Lot Size | 6 acres
List Price | \$1,700,000



HIGHWAY 14, WINDSOR RD.

CHESTER | NOVA SCOTIA

Vacant land lots with GB General Business zoning allows for a variety of development uses, including residential. Minutes from Chester and easy access to Highway 103.

Lot Size | Over 100 acres
List Price | \$795,000



MILFORD LANDS

MILFORD INDUSTRIAL PARK | NOVA SCOTIA

Industrial Zoned Land accessed at exit 9 on Highway 102. priced at \$135K / acre pad ready or \$75K / acre raw.

Lot Size | 5.63 - 13.63 acres
List Price | \$500,000 | \$1,400,000

FOR SALE

APRIL SPOTLIGHT – 875 MAIN STREET

Commercial / Industrial / Retail

Multi-tenant mixed-use building with 4 rental units located on a main throughfare in Westphal, Dartmouth with average daily traffic counts of 35,000 vehicles. 11' Clear ceiling height in the warehouse and 3 x grade loading doors. Main 2 level office area has been full improved with geothermal heating and in floor radian heat. Includes attic mezzanine of approx. 5,000 SF for additional storage. C-4 zoning for a variety of commercial uses.

* Purchaser may buy property or the shares of Burkey Holdings Inc.

Building Size: 10,458 SF

Lot Size: 101,494 SF

List Price: \$2,850,000



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ADVISORS*